

174.0

0006

0004.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

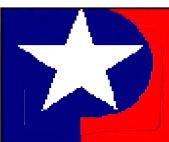
679,700 / 679,700

USE VALUE:

679,700 / 679,700

ASSESSED:

679,700 / 679,700


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
4		ARGYLE RD, ARLINGTON

Legal Description							User Acct
							116341
							GIS Ref
							GIS Ref
							Insp Date
							07/28/18

OWNERSHIP

Unit #:

Owner 1: BRIAND RICHARD J	
Owner 2:	
Owner 3:	
Street 1: 4 ARGYLE RD	
Street 2:	

Twn/City: ARLINGTON	St/Prov: MA	Cntry	Own Occ: Y
	Postal: 02476		Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .141 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1931, having primarily Wood Shingle Exterior and 1632 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6152	Sq. Ft.	Site			0	70.	0.93	6			Topo	-5					402,035						402,000	

Total AC/HA: 0.14123

Total SF/SM: 6152

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total:

402,035

Spl Credit

Total:

402,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION

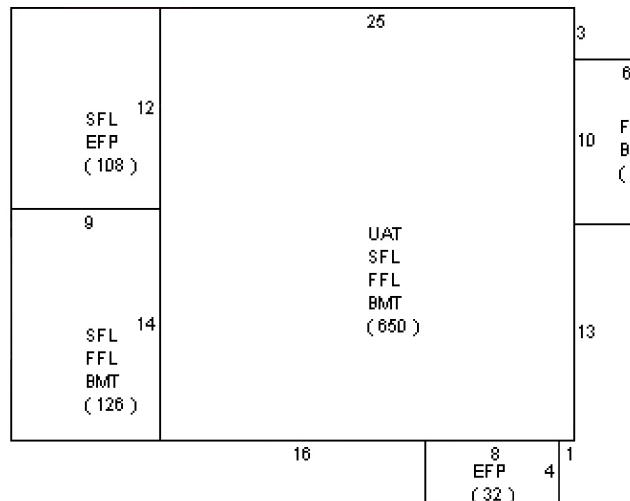
Type:	15 - Old Style	
Sty Ht:	2A - 2 Sty +Attic	
(Liv) Units:	1	Total: 1
Foundation:	2 - Conc. Block	
Frame:	1 - Wood	
Prime Wall:	1 - Wood Shingle	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	WHITE	
View / Desir:		

BATH FEATURES

Full Bath:	1	Rating: Average
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:	1	Rating: Fair

COMMENTS

OF = TOILET ONLY IN BSMT.

SKETCH**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1931
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	2 - Plaster
Sec Int Wall:	8 - Plyw Panel 10 %
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	%
Bsmt Flr:	14 - Asphalt Tile
Subfloor:	
Bsmt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	5 - Steam
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wal	% Sprinkled

DEPRECIATION

Phys Cond: AV - Average

31. %

Functional:

%

Economic:

%

Special:

%

Override:

%

Total:

31

%

%

REMODELING**RES BREAKDOWN**

Exterior:

Interior:

Additions:

Kitchen:

Baths:

Plumbing:

Electric:

Heating:

General:

No Unit

RMS

BRS

FL

1

8

3

Totals

1

8

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